

State of Alabama

SHELBY

County

Know All Men By These Presents,

That in consideration of ONE HUNDRED AND NO/100 (\$100.00)
& other good and valuable consideration

DOLLARS

to the undersigned grantor Nellie Graham, a widow

in hand paid by H. T. Sheets and wife, Virgie M. Sheets

the receipt whereof is acknowledged I the said Nellie Graham

do grant, bargain, sell and convey unto the said H. T. Sheets and Virgie M. Sheets

as joint tenants, with right of survivorship, the following described real estate; situated in

Shelby

County, Alabama, to-wit:

All that part of the NW $\frac{1}{2}$ of the NW $\frac{1}{2}$ of the SE $\frac{1}{2}$ of Section 34, Township 18,
Range 1 West, lying West of the new Dunavant Valley Road, presently
designated as SACP 4244-A.

TO HAVE AND TO HOLD Unto the said H. T. Sheets and Virgie M. Sheets,

as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein), in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one grantee does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances;

that we have a good right to sell and convey the same as aforesaid; that we will, and our heirs, executors and administrators shall warrant and defend the same to the said grantees, their heirs, and assigns forever against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand s and seal,

this 22nd day of September, 1959.

WITNESSES:

Walter C. Cozart
Lennie L. Cozart

Nellie Graham (Seal.)
(Nellie Graham)

_____ (Seal.)

_____ (Seal.)

_____ (Seal.)

State of

ALABAMA

SHELBY

COUNTY

I, Wales W. Wallace, Jr., a Notary Public in and for said County, in said State, hereby certify that Nellie Graham whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of September 19 59

Walter C. Cozart As Notary Public

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within *deed* was filed for record the 6 day of Nov 19 59 at 2 o'clock P. M. and recorded in deed Record 205 at page 352 and the Mortgage Tax Deed Tax 52 has been paid.

Conrad M. Fowler
Judge of Probate

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